

**BA-3058**  
**Hopewell Avenue African American Survey District**  
**Essex, Baltimore County**  
**1875-ca. 1990**

The Hopewell Avenue African American Survey District is located in Essex in the Fifteenth District of Baltimore County. Hopewell Avenue is a small dead-end street stretching two blocks to the northeast from River Neck Road. In 1909, the Taylor Land Company began platting the area of Essex. By 1915 Essex had become highly developed. Walters, a small hamlet at the eastern edge of Essex, developed at the crossroads of Back River Neck Road and Eastern Avenue. The Bromley Atlas denotes a cemetery and an African American schoolhouse in Walters. Also shown at this time is Midriver Park which eventually became Hopewell Avenue.

Hopewell Avenue is a wide paved street with sidewalks on both sides and level grassy rectangular lots. The buildings located along Hopewell Avenue are all set slightly back from the road and many display foundation plantings, mature trees, and paved driveways. A total of thirteen historic and sixteen non-historic buildings line both sides of Hopewell Avenue. The earliest dwelling was built circa 1875 while the majority of the buildings date to the 1920s and 1930s. These buildings exhibit elements of vernacular, Queen Anne and Colonial Revival styles and have L-shaped and rectangular foot-prints.. There is one church within the Hopewell Avenue Survey District. Built in 1945, the New First Baptist Church is sited at 1613 Hopewell Avenue.

Inventory No. BA-3058

**1. Name of Property** (indicate preferred name)

historic Hopewell Avenue African American Survey District

other

## 2. Location

street and number	Hopewell Avenue	not for publication
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city, town	Essex	vicinity
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county Baltimore County

**3. Owner of Property** (give names and mailing addresses of all owners)

name	multiple ownership
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street and number	telephone	Not Available
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city, town	state	zip code
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#### 4. Location of Legal Description

courthouse, registry of deeds, etc. Baltimore County Courthouse tax map and parcel: tax map 90

city, town	Towson	liber	folio
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## 5. Primary Location of Additional Data

- ☐ Contributing Resource in National Register District  
☐ Contributing Resource in Local Historic District  
☐ Determined Eligible for the National Register/Maryland Register  
☐ Determined Ineligible for the National Register/Maryland Register  
☐ Recorded by HABS/HAER  
☐ Historic Structure Report or Research Report  
☐ Other

## 6. Classification

Category		Ownership		Current Function		Resource Count		
						Contributing	Noncontributing	
<input checked="" type="checkbox"/>	district	<input type="checkbox"/>	public	<input type="checkbox"/>	landscape			
<input type="checkbox"/>	building(s)	<input checked="" type="checkbox"/>	private	<input type="checkbox"/>	recreation/culture	<u>13</u>	<u>18</u>	buildings
<input type="checkbox"/>	structure	<input type="checkbox"/>	both	<input type="checkbox"/>	religion	<input type="checkbox"/>	<input type="checkbox"/>	sites
<input type="checkbox"/>	site			<input checked="" type="checkbox"/>	social	<input type="checkbox"/>	<input type="checkbox"/>	structures
<input type="checkbox"/>	object			<input type="checkbox"/>	transportation	<input type="checkbox"/>	<input type="checkbox"/>	objects
				<input type="checkbox"/>	work in progress	<u>13</u>	<u>18</u>	Total
				<input type="checkbox"/>	funerary			
				<input type="checkbox"/>	education			
				<input type="checkbox"/>	government			
				<input type="checkbox"/>	health care			
				<input type="checkbox"/>	industry			
				<input type="checkbox"/>	unknown			
				<input type="checkbox"/>	vacant/not in use			
				<input type="checkbox"/>	other:			
						<b>Number of Contributing Resources previously listed in the Inventory</b> <div style="text-align: center;">0</div>		

## 7. Description

Inventory No. BA-3058

### Condition

<input type="checkbox"/> excellent	<input checked="" type="checkbox"/> deteriorated
<input checked="" type="checkbox"/> good	<input type="checkbox"/> ruins
<input checked="" type="checkbox"/> fair	<input type="checkbox"/> altered

Prepare both a one paragraph summary and a comprehensive description of the resource and its various elements as it exists today.

### DESCRIPTION

Hopewell Avenue is a small dead-end street stretching two blocks to the northeast from River Neck Road. Located to the northeast of Essex in Baltimore County, the street is comprised of fifty-two lots in what is known as Midriver Park. Hopewell Avenue is a wide paved street with sidewalks on both sides and level grassy rectangular lots. The buildings located along Hopewell Avenue are all set slightly back from the road and many display foundation plantings, mature trees, and paved driveways. A total of thirteen historic and sixteen non-historic buildings line both sides of Hopewell Avenue.

The earliest surviving building along Hopewell Avenue is located at 1651 Hopewell Avenue and dates to circa 1875.(1) Many of the historic materials have been replaced or covered over, however, the historic form is still visible. The dwelling has an L-shaped footprint and is two stories in height and three bays wide with a central single-leaf entry. It has a parged foundation, a wood-frame structural system and a center-gable roof sheathed with asphalt shingles. The original wood weatherboards have been covered with vinyl siding. A one-story shed-roof non-historic addition was constructed on the northeast elevation.

Built in 1924, the modest vernacular dwelling at 1641 Hopewell Avenue has a rectangular footprint, stands one-and-a-half-stories high, and measures three bays across. The rock-faced concrete-block foundation features panel-faced concrete-block quoins. It is of wood-frame construction reclad with aluminum siding and has an interior-center brick chimney.

Dating from the 1930s, the modest bungalow at 1638 Hopewell Avenue is of wood-frame construction and stands one-and-a-half stories high and three bays wide. This dwelling stands on a parged foundation and is reclad with vinyl siding. It features an inset enclosed porch, a gable-roof dormer on the façade, and overhanging eaves. The dwelling at 1640 Hopewell Avenue is a second type of bungalow reclad in formstone featuring a front-gable roof and a gable-roof dormer on the side elevation. Covering the full-width of the façade is a shed roof porch enclosed with jalousie windows and rising above the roof is an exterior-end chimney.

Three Colonial Revival-style Four Square dwellings are located at 1618, 1622, and 1636 Hopewell Avenue. The dilapidated wood-frame house at 1636 Hopewell Avenue is two-stories high, measures three bays across, and dates to the 1920s. It stands on a rock-faced concrete-block foundation, is reclad with asbestos shingles, and is capped with a hipped roof. Features include double-hung windows, overhanging eaves, an interior-end rock-faced concrete-block chimney, and a half-hipped roof screened porch across the façade. The wood-frame house at 1622 Hopewell Avenue dates from the 1920s and is very similar to the previously described dwelling. It rises two-and-a-half stories in height, measures three bays across, is reclad with aluminum siding and features a central single-leaf entry. It rests on a rock-faced concrete-block foundation, and a brick chimney rises above the hipped roof. Other features include a half-hipped roof porch supported with replacement posts, paired windows, and a shallow shed-roof dormer on the façade.

The dwellings that date to the mid-20th century are smaller in size ranging in height from one-story to one-and-a-half stories high. The wood-frame house at 1635 Hopewell Avenue features an L-shaped footprint with a front-gable-roof projecting bay. It rises one-and-a-half stories and measures three bays wide with a central entry. It is reclad with aluminum siding and rests on a parged foundation. It has an inset shed-roof porch supported with wood posts and flanking the entry is a tripartite window.

Built in 1945, the New First Baptist Church is sited at 1613 Hopewell Avenue. This front-gable-roof building stands one-story high, measures three bays wide, and rests on a parged foundation. The wood-frame church is reclad with aluminum siding on the side and rear elevations with a rubble stone veneer on the facade.

Modern construction ranges in date from the 1960s to present day. The most recent construction stands at 1632 Hopewell Avenue and was built in 1999. This house is larger in size than the 1950s dwellings in the survey district. It rises two stories in height and

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is four bays across capped with a shallow-pitched center cross-gable roof. It rests on a poured concrete block foundation and the façade is clad with a stretcher-bond brick veneer. Other recent construction includes ranch dwellings sited at XX Hopewell Avenue.

### ENDNOTES

1. ☐ Atlas of Baltimore County, Maryland (Philadelphia: G. M. Hopkins, 1877).

## 8. Significance

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Period	Areas of Significance	Check and justify below		
<input type="checkbox"/> 1600-1699	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> health/medicine	<input type="checkbox"/> performing arts
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> archeology	<input type="checkbox"/> education	<input type="checkbox"/> industry	<input type="checkbox"/> philosophy
<input checked="" type="checkbox"/> 1800-1899	<input type="checkbox"/> architecture	<input type="checkbox"/> engineering	<input type="checkbox"/> invention	<input type="checkbox"/> politics/government
<input checked="" type="checkbox"/> 1900-1999	<input type="checkbox"/> art	<input type="checkbox"/> entertainment/ recreation	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion
<input type="checkbox"/> 2000-	<input type="checkbox"/> commerce	<input checked="" type="checkbox"/> ethnic heritage	<input type="checkbox"/> law	<input type="checkbox"/> science
	<input type="checkbox"/> communications	<input type="checkbox"/> exploration/ settlement	<input type="checkbox"/> literature	<input type="checkbox"/> social history
	<input checked="" type="checkbox"/> community planning		<input type="checkbox"/> maritime industry	<input type="checkbox"/> transportation
	<input type="checkbox"/> conservation		<input type="checkbox"/> military	<input type="checkbox"/> other:

<b>Specific dates</b>	1870-1990 ca	<b>Architect/Builder</b>	Unknown
<b>Construction dates</b>	1870-1990 ca		

Evaluation for:

☐ National Register ☐ Maryland Register ☒ not evaluated

Prepare a one-paragraph summary statement of significance addressing applicable criteria, followed by a narrative discussion of the history of the resource and its context. (For compliance reports, complete evaluation on a DOE Form - see manual.)

The Hopewell Avenue African American Survey District is located in Essex in the Fifteenth District of Baltimore County. Prior to any suburban development the Essex area contained farmland and only a few residences. According to the Hopkins Atlas of 1877, I. Nicholson owned several residences in the area. In 1909, the Taylor Land Company began platting the area of Essex. With the Baltimore, Middle River and Sparrows Point streetcar line development of the area was a promising venture. Essex measured ten blocks in length, from Mace to Marlyn Avenues, and two block wide. (1)

By 1915 Essex had become highly developed. Walters, a small hamlet at the eastern edge of Essex, developed at the crossroads of Back River Neck Road and Eastern Avenue. The Bromley Atlas denotes a cemetery and an African American schoolhouse in Walters. Also shown at this time is Midriver Park which eventually became Hopewell Avenue. W. French, one of the local residents noted on the Bromley Atlas, owned sixty acres southeast of Midriver Park. (2)

Seven households are listed in the 1920 U.S. Census on Hopewell Avenue in Essex. Heads of households include Robert S. Armstrong, Charles T. Johnson, Williams, Charles T. Green, George W. Brown, Hayden Smith, and Joseph Winston. With most of the residents originating from Maryland, a few relocated from Virginia and one household was from the District of Columbia. The 1920 census lists the male occupations as laborers in plant sewerage, shipyards, and railroad. None of the female residents listed paid jobs. Similar to many of the other African American communities the households ranged in size from two to nine people. (3)

The 1948 Sanborn Fire Insurance Maps of Middle River depict a portion of Hopewell Avenue. The residences shown include addresses 1642, 1644, 1650, 1654, 1655, 1659, and 1667 Hopewell Avenue. These dwellings range in height from one story (1659 Hopewell Avenue) to two stories. Two of the houses have L-shaped footprints, and two dwellings feature long rectangular footprints. The far-eastern section of the road on the Sanborn Map indicates that Hopewell Avenue is not an open street. (4)

According to the 1990 U.S. Census for Baltimore County, the Hopewell Avenue area contained a total of 681 African Americans. However the 1990 census covered a larger area than that which historically contains an African American population. (5) Therefore, the Hopewell Avenue African American Survey District retains boundaries that are inclusive only of Hopewell Avenue.

### ENDNOTES

1. Neal A. Brooks and Rockel, Eric G., A History of Baltimore County (Towson, MD: Friends of the Towson Library, Inc), p. 326.
2. Map of Baltimore County (Philadelphia, PA: G. W. Bromley, 1915).
3. U.S. Bureau of the Census. The Census of 1920, Baltimore County, Maryland. (National Archives).

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4. Sanborn Fire Insurance Company, Baltimore County, 1948

5. U.S. Bureau of the Census. The Census of 1990, Baltimore County, Maryland. (National Archives).

### OWNERSHIP AS OF DECEMBER 5, 2002

1603 Hopewell Avenue Map 90 Parcel 589	Coruzzi Realty -- tax id # 1504650340 113 Back River Neck Road Baltimore, MD 21221-3921 Baltimore County Courthouse Liber 7545 Folio 271
1611 Hopewell Avenue Map 90 Parcel 589	Terry T. and Annette Scurry -- tax id # 1502654320 Baltimore County Courthouse Liber 17084 Folio 315
1613 Hopewell Avenue Map 90 Parcel 589	First Baptist Church of Back River -- tax id # 1506200390 Baltimore County Courthouse Liber 4816 Folio 144
1618 Hopewell Avenue Map 90 Parcel 589	Charles K. and Mary Jackson -- tax id # 1507410170 Baltimore County Courthouse Liber 7381 Folio 411
1620 Hopewell Avenue Map 90 Parcel 589	Zachary X. and Shirley Jones Hill -- tax id # 1511000180 Baltimore County Courthouse Liber 10534 Folio 473
1621 Hopewell Avenue Map 90 Parcel 589	John T. Williams, Jr. -- tax id # 1520001260 Baltimore County Courthouse Liber 7696 Folio 477
1622 Hopewell Avenue Map 90 Parcel 589	Leslie E. and Gloria M. Robertson -- tax id # 1700000570 Baltimore County Courthouse Liber 5533 Folio 596
1633 Hopewell Avenue Map 90 Parcel 589	Norman and Margaret Green -- tax id # 1507581580 Baltimore County Courthouse Liber 8852 Folio 49
1635 Hopewell Avenue Map 90 Parcel 589	George J. and Jean G. Green -- tax id # 1507580820 Baltimore County Courthouse Liber 2042 Folio 159
1636 Hopewell Avenue	Mary E. Hughes -- tax id # 1508800001

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Map 90 Parcel 589	Baltimore County Courthouse Liber 5995 Folio 772
1637 Hopewell Avenue Map 90 Parcel 589	Martha V. Green -- tax id # 1507581290 Baltimore County Courthouse Liber 9005 Folio 17
1638 Hopewell Avenue Map 90 Parcel 589	Evelyn R. Simmons -- tax id # 1519510080 7809 Rolling Vista Court Baltimore, MD 21236 Baltimore County Courthouse Liber 9586 Folio 721
1640 Hopewell Avenue Map 90 Parcel 589	Louis M. and Anna M. Grinage -- tax id # 1507581410 Baltimore County Courthouse
1641 Hopewell Avenue Map 90 Parcel 589	Herbert T. Mallory, Jr. -- tax id # 1513201700 Baltimore County Courthouse Liber 12804 Folio 623
1651 Hopewell Avenue Map 90 Parcel 589	Richard Modzelewski -- tax id # 1510452380 Baltimore County Courthouse Liber 11601 Folio 721



## 9. Major Bibliographical References

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See continuation sheet.

## 10. Geographical Data

Acreage of surveyed property 13.19 acres

Acreage of historical setting 13.19 acres

Quadrangle name Middle River, MD

Quadrangle scale 1:24,000

### Verbal boundary description and justification

The Hopewell Avenue African American Survey District is located in the historic village of Essex in the Fifteenth District of Baltimore County. It has historically been associated with tax map 90 since its development.

## 11. Form Prepared By

name/title Kristie Baynard, Architectural Historian

organization E.H.T. Traceries

date 12/5/02

street and number 1121 Fifth Street, NW

telephone 202/393-1199

city or town Washington

state DC zip code 20001

The Maryland Inventory of Historic Properties was officially created by an Act of the Maryland Legislature to be found in the Annotated Code of Maryland, Article 41, Section 181 KA, 1974 supplement.

The survey and inventory are being prepared for information and record purposes only and do not constitute any infringement of individual property rights.

return to: Maryland Historical Trust  
DHCD/DHCP  
100 Community Place  
Crownsville MD 21032  
410-514-7600



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Bowler, Mike. Sowing the seeds of integration. The Sunday Sun. Baltimore: April 13, 1997.

Brooks, Neal A. and Eric G. Rockel. A History of Baltimore County. Towson, MD: Friends of the Towson Library, Inc., 1979.

Diggs, Louis S. In Our Voices: A Folk History in Legacy. Uptown Press, 1998.

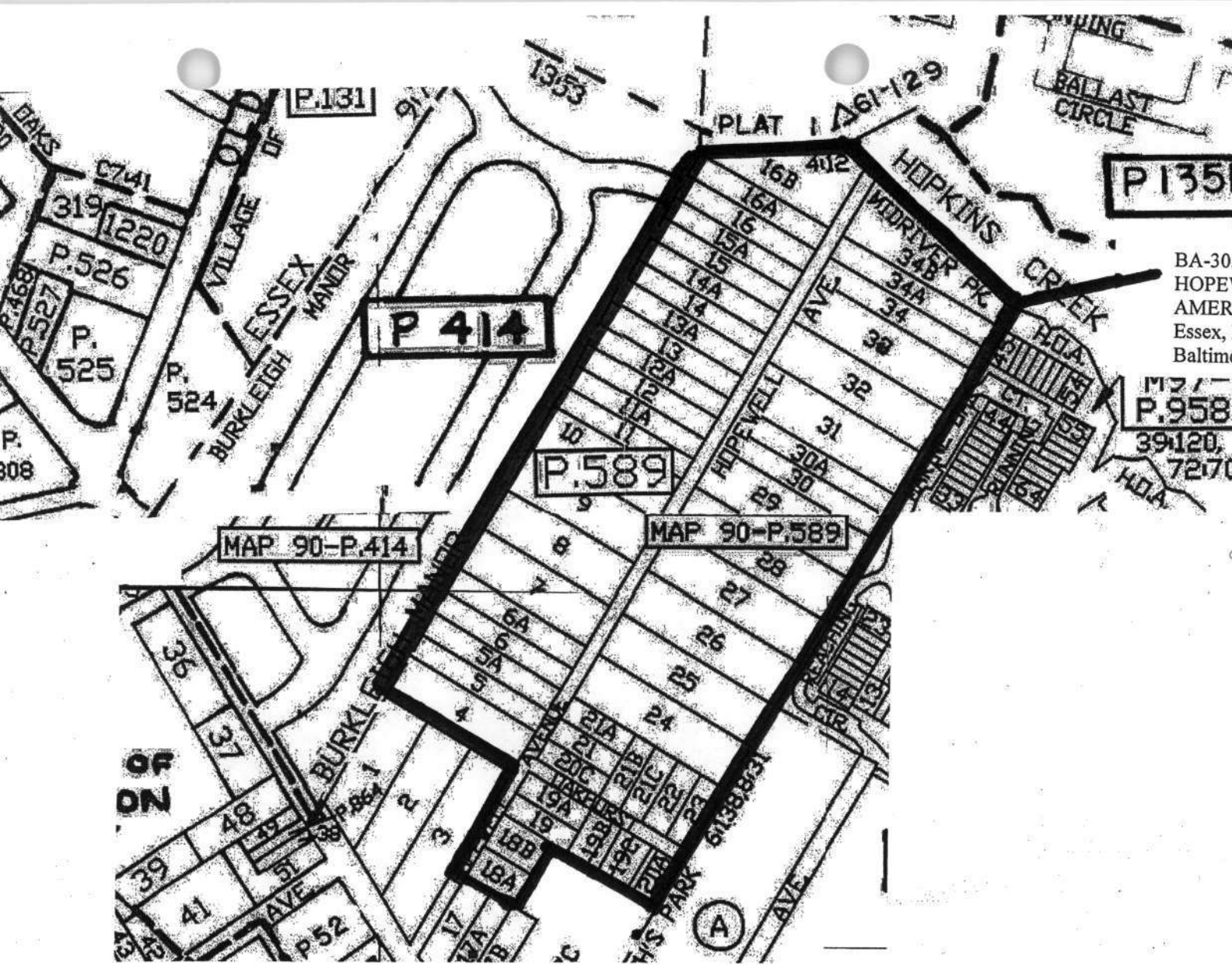
Erlandson, Robert A. Residents of tiny Cowdensville seek to preserve historic black community. The Sun. Baltimore: September 23, 1991.

James, Ellen L. Enclave Residents Facing Problems of Long Neglect, Housing and Survival. The Evening Sun: Baltimore, October 24, 1977.

Map of Baltimore County. Philadelphia, PA: G. W. Bromley, 1915.

Scharf, J. Thomas. History of Baltimore City and County From the Earliest Period to the Present Day: Including Biographical Sketches of Their Representative Men. Philadelphia, PA: Louis H. Everts, 1881. Reprinted by Higginson Book Company, Salem, MA.

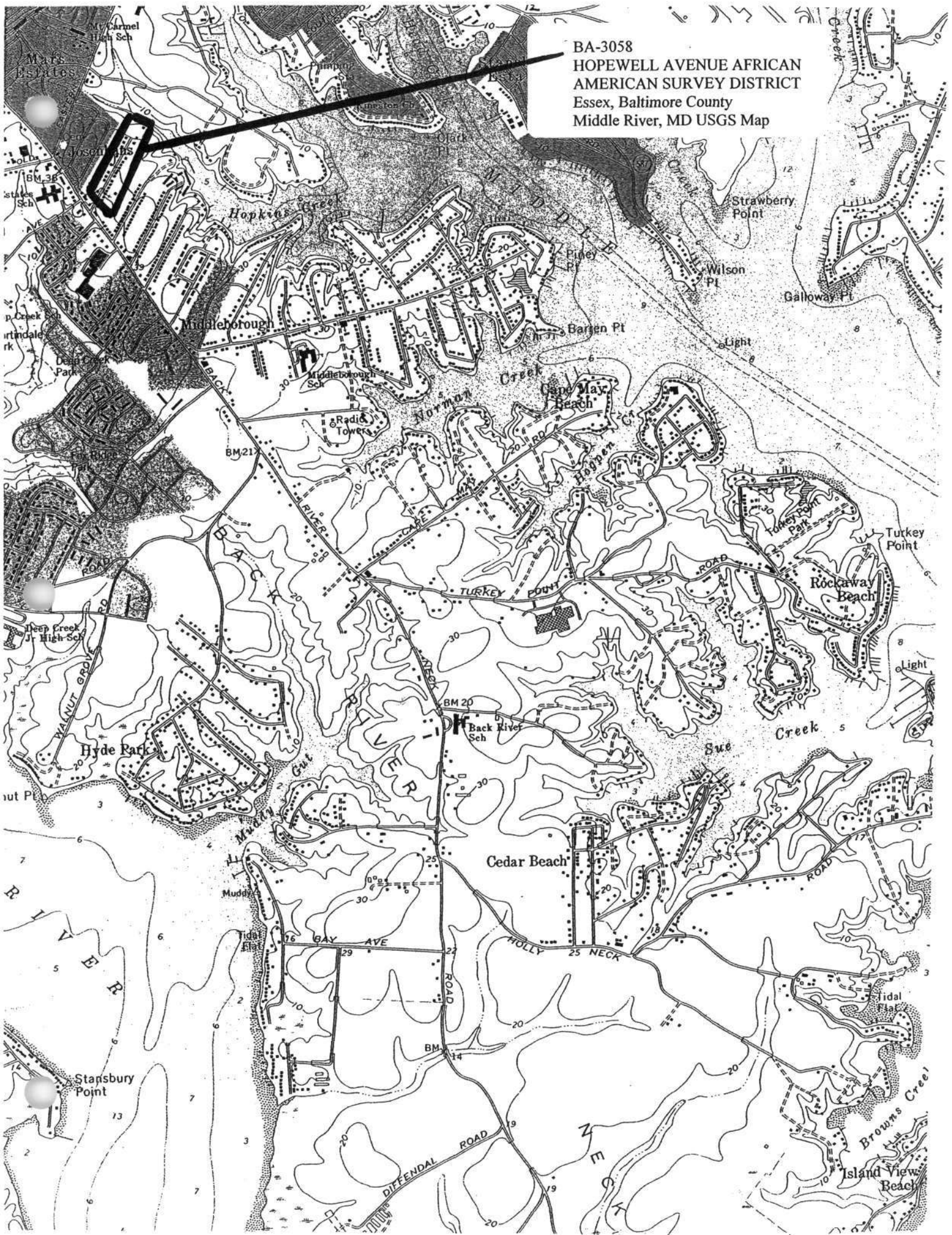
Sidney, J. C. Map of the City and County of Baltimore, Maryland, from Original Surveys. Baltimore, MD: James M. Stephens, 1850.



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HOPEWELL AVENUE AFRICAN  
AMERICAN SURVEY DISTRICT  
Essex, Baltimore County  
Baltimore County Base Map



BA-3058  
HOPEWELL AVENUE AFRICAN  
AMERICAN SURVEY DISTRICT  
Essex, Baltimore County  
Middle River, MD USGS Map





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HOPEWELL AVENUE AFRICAN AMERICAN  
SURVEY DISTRICT

ESSEX

BALTIMORE COUNTY, MD

TRAILERIES

12/2002

MD SHPD

1626-1636 HOPEWELL AVENUE, VIEW LOOKING SOUTHWEST  
1 of 6





BA-3058

HOPEWELL AVENUE AFRICAN AMERICAN  
SURVEY DISTRICT

ESSEX

BALTIMORE COUNTY, MD

TRACERIES

12/2002

MD SHPO

1618-1622 HOPEWELL AVENUE, VIEW LOOKING SOUTHWEST

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BA-3D58

HOPEWELL AVENUE AFRICAN AMERICAN SURVEY DISTRICT

ESSEX

BALTIMORE COUNTY, MD

TRAILERIES

12/2002

MD SHPO

1638-1640 HOPEWELL AVENUE, VIEW LOOKING SOUTHWEST

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BA-3058

HOPEWELL AVENUE AFRICAN AMERICAN SURVEY DISTRICT  
ESSEX

BALTIMORE COUNTY, MD

TRACERIES

12/2002

MD SHPO

1633-1613 HOPEWELL AVENUE, VIEW LOOKING SOUTH

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BA-3058

HOPEWELL AVENUE AFRICAN AMERICAN SURVEY DISTRICT

ESSEX

BALTIMORE COUNTY MD

TRAILERIES

12/2002

MD SHPO

1641-1635 HOPEWELL AVENUE, VIEW LOOKING NORTHEAST

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BA-3058

HOPEWELL AVENUE AFRICAN AMERICAN SURVEY DISTRICT  
ESSEX

BALTIMORE COUNTY, MD

TRACERIES

12/2002

MD SHPO

NEW FIRST BAPTIST CHURCH, VIEW LOOKING SOUTH

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